



## Exclusive rustic elegance: your tranquil seaside retreat awaits in Lloret de Mar

Exclusive product Apialia Costa Brava Sud

Luxury Villa with Pool and Sea Views Just 10 Minutes from the Beach

Elegant rustic villa in a peaceful rural development, Masies de Lloret. Panoramic views of Lloret and the sea. 5,000 m plot with a lush garden and private pool.

Enter through the porch to discover a house that spreads out on a 117 m ground floor. Here, a spacious living room awaits you, next to a kitchen, a toilet, a cozy study, and a large bedroom with a private bathroom and dressing room.

Go up to the first floor to find two more bedrooms, a bathroom with a shower, and a practical storage room.

High-quality renovation in 2015. Exclusivity and tranquility just a short distance from the beach.

A perfect retreat for those seeking peace, privacy, and connection with nature.

In compliance with Law 3/2017 of the Sixth Book of the Civil Code of Catalonia, the client is informed that notary, registry, and tax expenses that may be applicable (ITP or VAT-IAJD) and other expenses inherent to the sale are not included in the price.

|                   |                    |
|-------------------|--------------------|
| Transaction       | Sale               |
| Category          | Country house      |
| Municipality      | Selva              |
| Surface area      | 228 m <sup>2</sup> |
| Rooms             | 3                  |
| Bathrooms         | 3 bathrooms        |
| Parking           | Yes                |
| Utility room/area | Yes                |
| Terrace           | Yes                |
| Swimming pool     | Yes                |
| Land              | 5.000              |

700.000 €



E - 277 kWh/m<sup>2</sup>  
F - 58 kg CO<sub>2</sub>/m<sup>2</sup>